

**CARMEL VALLEY COMMUNITY PLANNING BOARD**  
c/o Pardee Homes  
Attn: Allen Kashani, CVCPB Secretary  
12626 High Bluff Drive, Suite 100  
San Diego, CA 92130  
858-794-2571 / Fax: 858-794-2599  
[www.cvsd.com/planning.html](http://www.cvsd.com/planning.html)

**CARMEL VALLEY COMMUNITY PLANNING BOARD**  
**7 pm, Tuesday, March 10, 2009**  
Carmel Valley Library, Community Room  
3919 Townsgate Dr., San Diego, Ca 92130

**A G E N D A**

**A. CALL TO ORDER AND ATTENDANCE**

**B. APPROVAL OF MINUTES** – February 10, 2008

**C. CONSENT AGENDA:**

**D. PUBLIC COMMUNICATION** – Speakers are limited to topics not listed on the agenda. Presentations are limited to 3 minutes or less.

**E. ANNOUNCEMENTS** – San Diego Police Department, San Diego Fire Department, United States Marine Corps

**F. WRITTEN COMMUNICATIONS**

**G. INFORMATION AGENDA:**

**H. ACTION AGENDA:**

1. **Little McGonigle Ranch Rd. (Camino Santa Fe):** Consider a request to the Del Mar Mesa Planning Board that we be a part of the discussion on whether Little McGonigle Ranch Rd connects into Del Mar Mesa.

• Applicant – CVCPB

2. **Elections:** Announce the results of the election. The elected representatives shall be validated and seated in April.

• Applicant – Elections Subcommittee, Ken Farinsky

**I. SUBCOMMITTEE MEETING REPORTS AND ANNOUNCEMENTS**

- |  |                         |
|--|-------------------------|
| 1. Regional Issues & Design Review       | Anne Harvey/Jan Fuchs   |
| 2. F.B.A.                                | Frisco White            |
| 3. M.A.D.                                | Dave Mc Intyre          |
| 4. M.A.D. N 10                           | Laura Copic             |
| 5. M.A.D. PHR                            | Dean Dubey/Manjeet Ranu |
| 6. By-Laws/Elections/Policies/Procedures | Vacant                  |
| 7. Community Concourse                   | Alex Novokolsky         |
| 8. Trails                                | Anne Harvey             |
| 9. CVREP                                 | Christian Clews         |
| 10. San Dieguito River Park              | Anne Harvey/Jan Fuchs   |

- 11. Route 56 Steering Committee
- 12. CPC
- 13. Signage

Scott Tillson/Jan Fuchs  
Manjeet Ranu  
John Dean

**J. CHAIR's REPORT**

**K. COMMUNITY PLANNER REPORT** – Tim Nguyen, City of San Diego

**L. COUNCIL DISTRICT 1 REPORT** – Mel Millstein, Office of Councilmember Lightner

**M. MAYOR'S REPORT** – Stephen Lew, Office of Mayor Jerry Sanders

**N. COUNTY BOARD OF SUPERVISOR'S REPORT** – Sachiko Kohatsu, Office of Supervisor Pam Slater

**O. STATE ASSEMBLY REPORT** – Office of Assemblymember Fletcher

**P. OLD / ONGOING BUSINESS:**

**Q. ADJOURNMENT**

**R. NEXT MEETING:**

Tuesday, April 14, 2009  
Carmel Valley Library, 7 pm

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March 10, 2009

Gary Levitt, Chair  
Del Mar Mesa Community Planning Board  
c/o Allen Kashani, Secretary  
12626 High Bluff Drive, Suite 100  
San Diego, CA 92130

Re: Joint Planning Issue - Future Little McGonigle Ranch Road

Dear Gary:

There are ongoing discussions by the Del Mar Mesa Community Planning Board (DMMCPB) about whether to delete the future Little McGonigle Ranch Road (sometimes called Camino Santa Fe) connection into the community of Del Mar Mesa. Little McGonigle Ranch Road is a circulation element roadway common to both the Pacific Highlands Ranch Sub-area Plan and the Del Mar Mesa Specific Plan, planned to connect with the Carmel Valley Road interchange with SR-56 south to Del Mar Mesa Road.

Late in 2008, the Carmel Valley Community Planning Board (CVCPB) bylaws were amended to include geographic and elected representation for the community of Pacific Highlands Ranch. This makes the status of Little McGonigle Ranch Road a matter of mutual interest. As such, the CVCPB also needs to be part of this discussion. Since the road is required of the Pacific Highlands Ranch Sub-area Plan, it is unclear why it would benefit Pacific Highlands Ranch or areas of Carmel Valley south of SR-56 by deleting the planned connection.

Please advise the CVCPB of discussions by the DMMCPB regarding the status of Little McGonigle Ranch Road. The CVCPB needs to be part of the process in evaluating any changes to the connection.

Thank you.

Sincerely,  
Carmel Valley Community Planning Board,

Frisco White, AIA, Chair

cc: Council Member Sherri S. Lightner  
Mel Millstein, Office of Council Member Sherri S. Lightner  
Mary P. Wright, City of San Diego  
Christine Rothman, City of San Diego  
Bernard Turgeon, City of San Diego  
Tim Nguyen, City of San Diego  
Frank January, City of San Diego  
Charlette Strong, City of San Diego

Attachment

#### **4.1.2 Major Roads**

The Pacific Highlands Ranch major street system will consist of Carmel Valley Road, Del Mar Heights Road and Camino Santa Fe (**Exhibit 4-3**). The major streets will provide links to future SR-56 and adjacent communities. The connection from Camino Santa Fe to future SR-56 will provide regional access from the community to the greater San Diego metropolitan area.

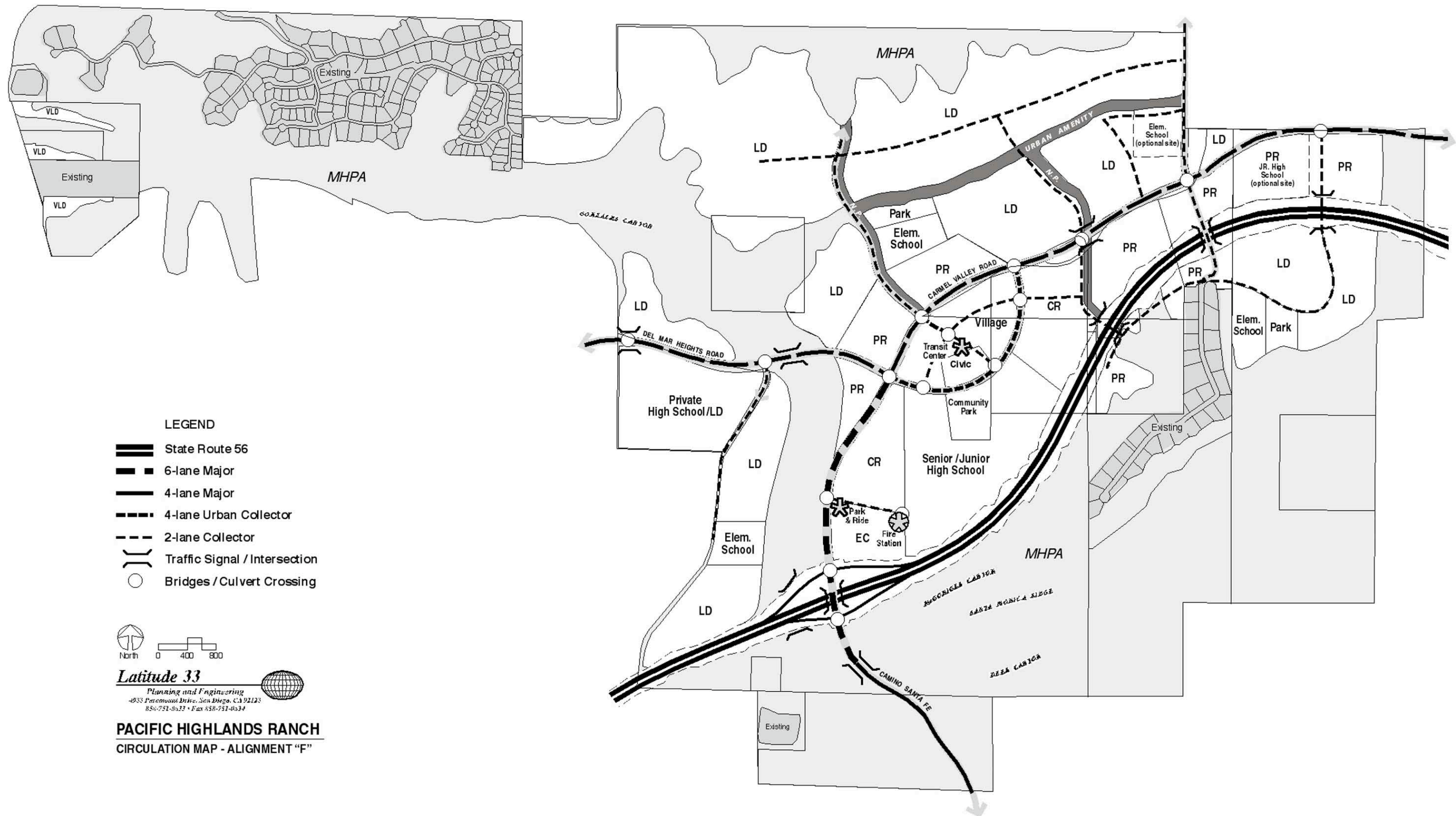
The rights-of-way for the major roads will be 146 feet wide and will accommodate up to six lanes of traffic. The initial design will leave the two internal lanes unimproved (**Exhibit 4-4**). They will be available for additional traffic lanes or for transit. In the interim, the median should be landscaped to provide visual separation and screening from the surrounding area, as well as from on-coming traffic.

Carmel Valley Road currently enters the subarea in the southwest corner and proceeds northerly toward Del Mar Heights Road. At the intersection with Del Mar Heights Road, the alignment proceeds easterly toward Rancho Santa Fe Farms Road, then into the Torrey Highlands community. The new alignment of Carmel Valley will begin at the SR-56/Camino Santa Fe interchange. It will extend easterly into the Torrey Highlands community. The proposed land use plan will locate Carmel Valley Road as shown in the Framework Plan.

Del Mar Heights Road currently enters Pacific Highlands Ranch from the Carmel Valley community and terminates at Carmel Valley Road adjacent to the town center. It will be approximately 2,100 feet south of the urban amenity. Del Mar Heights Road will bridge the wildlife corridor that connects Gonzales and McGonigle Canyons.

Camino Santa Fe will begin at the SR-56 interchange and connect Pacific Highlands Ranch and Del Mar Mesa (Subarea V) to the south. The alignment of Camino Santa Fe is consistent with the alignment shown in the Framework Plan and will consist of six lanes at the interchange. However, Camino Santa Fe will narrow to two lanes before it crosses McGonigle Canyon and Carmel Valley Creek. The crossing of Carmel Valley Creek shall utilize a bridge structure designed in a manner that avoids all permanent wetland impacts to the existing riparian corridor along the creek.

Major roads that carry regional traffic should have distinctive landscape treatment to establish a unique setting for Pacific Highlands Ranch. This edge condition is important; it creates the initial visual experience for people entering the community. The right-of-way set aside for transit uses or additional traffic lanes should be within the median and should be screened or buffered with tree and shrub massing adjacent to its outer edge.



**Circulation Map - Alignment "F"**  
Pacific Highlands Ranch Subarea Plan

**4-3**  
EXHIBIT

# CITY OF SAN DIEGO FACILITIES FINANCING PROGRAM

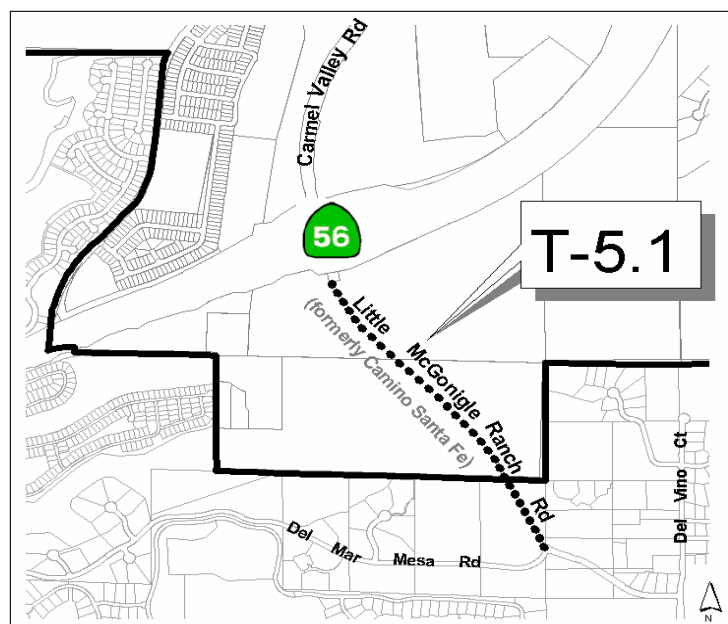
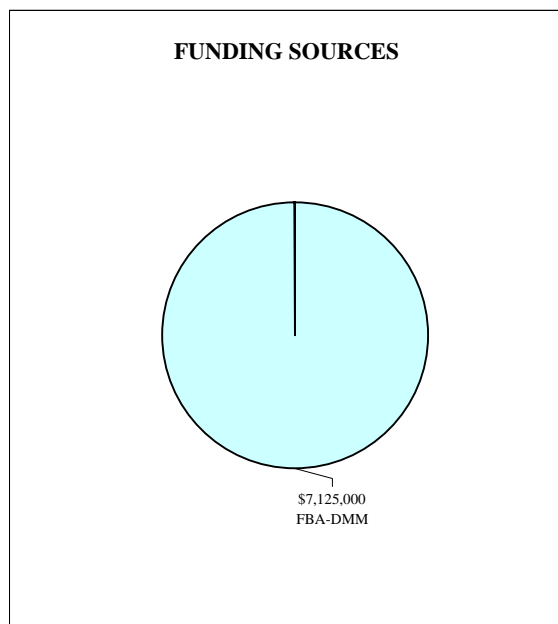
**TITLE: LITTLE MCGONIGLE RANCH ROAD - DEL MAR MESA ROAD TO SR-56**

DEPARTMENT: ENGINEERING & CAPITAL PROJECTS  
CIP or JO #: 52-723.0

**PROJECT: T-5.1**  
COUNCIL DISTRICT: 1  
COMMUNITY PLAN: PHR

SOURCE	FUNDING:	EXPENDED	CONT APPROP	FY 2008	FY 2009	FY 2010	FY 2011	FY 2012
FBA-PHR								
FBA-BMR								
FBA-TH								
FBA-DMM	\$7,125,000	\$20,000		\$2,040,000	\$2,532,500	\$2,532,500		
FBA-RP								
DEV. ADV		\$7,105,000		-\$2,040,000	-\$2,532,500	-\$2,532,500		
DEV/SUBD								
COUNTY								
STATE								
OTHER								
UNIDEN								
<b>TOTAL</b>	<b>\$7,125,000</b>	<b>\$7,125,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>

SOURCE	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	FY 2018	FY 2019	FY 2020
FBA-PHR								
FBA-BMR								
FBA-TH								
FBA-DMM								
FBA-RP								
DEV. ADV								
DEV/SUBD								
COUNTY								
STATE								
OTHER								
UNIDEN								
<b>TOTAL</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>



CONTACT: LARRY VAN WEY

TELEPHONE: (619) 533-3005

EMAIL: [LVanWey@Ssandiego.gov](mailto:LVanWey@Ssandiego.gov)

**CITY OF SAN DIEGO  
FACILITIES FINANCING PROGRAM**

**TITLE: LITTLE MCGONIGLE RANCH ROAD - DEL MAR MESA ROAD TO SR-56**

DEPARTMENT: ENGINEERING & CAPITAL PROJECTS  
CIP or JO #: 52-723.0

**PROJECT: T-5.1**  
COUNCIL DISTRICT: 1  
COMMUNITY PLAN: PHR

**DESCRIPTION:**

THIS PROJECT WILL BE COMPLETED IN TWO PHASES. PHASE I PROVIDES FOR THE CONSTRUCTION OF LITTLE MCGONIGLE RANCH ROAD (FORMERLY CAMINO SANTA FE) (44'/65') FROM THE NORTHERLY TERMINUS OF CARMEL MOUNTAIN ROAD AT DEL VINO COURT, NORTHWESTERLY TO THE EASTERLY TERMINUS OF DEL MAR MESA ROAD. THE PROJECT INCLUDES A MULTI-USE TRAIL ADJACENT TO THE ROADWAY.

PHASE II PROVIDES FOR THE CONSTRUCTION OF LITTLE MCGONIGLE RANCH ROAD (40'/62') FROM DEL MAR MESA ROAD TO SR-56. THE PROJECT WILL INCLUDE A 100' BRIDGE STRUCTURE. A MULTI-USE TRAIL WILL ALSO BE CONSTRUCTED ADJACENT TO THE ROADWAY.

**JUSTIFICATION:**

THIS PROJECT IS REQUIRED TO ACCOMMODATE THE ADDITIONAL TRAFFIC GENERATED BY DEL MAR MESA AND WILL PROVIDE ACCESS FROM DEL MAR MESA TO THE ADJOINING COMMUNITIES. CONSTRUCTION IS REQUIRED IN ACCORDANCE WITH THE DEL MAR MESA TRANSPORTATION PHASING PLAN.

**FUNDING ISSUES:**

**NOTES:**

*REFERENCE:*  
DEL MAR MESA PUBLIC FACILITIES FINANCING PLAN PROJECT 43-4.

**SCHEDULE:**

LAND ACQUISITION, DESIGN AND CONSTRUCTION ARE EXPECTED TO BE COMPLETED BY THE DEVELOPER BY FY 2008. REIMBURSEMENT WILL BE MADE AS FUNDS BECOME AVAILABLE.

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